Pradeep Kapoor
Registrar

Rajasthan Real Estate Regulatory Authority
Nagar Niyojan Bhawan, Opp. Birla Mandir,
J.L.N. Marg, Jaipur-302004
Tel:-0141-2569430
Website: http://rera-rajasthan.in
Email: registrar@rera-rajasthan.in
usersupport@rera-rajasthan.in

REGISTRATION CERTIFICATE OF PROJECT

This certificate of registration is hereby granted under section 5 of the Real Estate (Regulation and Development) Act, 2016 to the following project:-

1. Project registration number: **RAJ/P/2017/344**

2. Details of Project: **GOLDEN LEAF at Khasra No. 463, Gram Rampura Rupa, Tonk Road, Jaipur-302015 (Rajasthan)**

3. Details of promoter:
Name of the firm/society/company/competent authority **TRIVENI KRIPA ENTERPRISES LLP** having its registered office at **Triveni Chamber, 21-A Vishwasariya Nagar, Gopalpura Byepass, Jaipur-302018 (Rajasthan)**

4. This registration is granted subject to the following conditions, namely:-

(i) The promoter shall enter into an agreement for sale with the allottees as provided in Form-G;

(ii) The promoter shall execute and register a conveyance deed in favour of the allottee for the apartment. Simultaneously he shall also execute and register the conveyance deed for the undivided proportionate title in the common areas to the association of the allottees or the competent authority, as the case may be, as per section 17 of the Real Estate (Regulation and Development) Act, 2016;

(iii) The promoter shall deposit seventy percent of the amounts realised by the promoter in a separate account to be maintained in a schedule bank to cover the cost of construction and the land cost to be used only for that purpose as per subclause (D) of clause (I) of sub-section (2) of section 4 of the Real Estate (Regulation and Development) Act, 2016;

(iv) The registration shall be valid upto **31.12.2021** (Estimated Finish Date) unless extended by the Real Estate Regulatory Authority in accordance with section 6 of the Real Estate (Regulation and Development) Act, 2016 read with rule 7 of the Rajasthan Real Estate (Regulation and Development) Rules, 2017;

प्रदीप कपूर
रजिस्ट्रार
RERA, RAJ.

(v) The promoter shall comply with the provisions of the Act and the rules and regulations made thereunder;

(vi) The promoter shall not contravene the provisions of any other law for the time being in force in the area where the project is being developed.

5. If the above mentioned conditions are not fulfilled by the promoter, the Authority may take necessary action against the promoter including revoking the registration granted herein.

6. The Login Id and password for the purpose as provided under clause (a) of sub-section (1) or sub-section (2) of section 5 of the Real Estate (Regulation and Development) Act, 2016, as the case may be, is enclosed herewith.

7. If Applicable, it is the responsibility of the promoter to obtain the necessary extension of the time period indicated in Form-B regarding "Date of Completion".

This bears approval of Chairman, Rajasthan Real Estate Regulatory Authority (RERA).

Signature and seal

प्रदीप कपूर
सचिव/Secretary
Authorised Officer of the Real Estate Regulatory Authority
RERA, RAJ.

Date:

कार्यालय रियल एस्टेट रेगुलेटरी अथॉरिटी राजस्थान
क्रमांक 166
दिनांक 20 सितम्बर 2017